

62513

MOUNTAIN TITLE COMPANY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That

MTC 29793 MK

Vol. m93 Page 12837

GLETA WAMPLER

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PHILIP E. TEAGUE and BELINDA TEAGUE, Husband and Wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 8 in Block 11, TRACT 1107, FIRST ADDITION TO SPRAGUE RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed and that

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 22,000.00

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 4th day of June, 19 93; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,

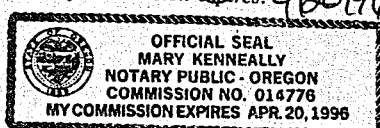
County of Klamath ss.
June 4, 19 93.

Personally appeared the above named
GLETA WAMPLER

and acknowledged the foregoing instrument
to be her voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 4/20/96

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me this _____, 19 _____, by _____,

_____ president, and by _____,

_____ secretary of _____,

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____

(SEAL)

GLETA WAMPLER

P.O. BOX 134

CHILOQUIN, OR 97624

GRANTOR'S NAME AND ADDRESS

PHILIP E. TEAGUE and BELINDA TEAGUE

626 CHARLES AVE. S.

SALEM, OR 97302

GRANTEE'S NAME AND ADDRESS

After recording return to:

PHILIP E. TEAGUE and BELINDA TEAGUE

626 CHARLES AVE. S.

SALEM, OR 97302

NAME, ADDRESS, ZIP

Until a change is requested all statements shall be sent to the following address.

PHILIP E. TEAGUE and BELINDA TEAGUE

626 CHARLES AVE. S.

SALEM, OR 97302

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 4th day of June, 19 93, at 9:44 o'clock A M., and recorded in book M93 on page 12837 or as file/reel number 62513.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Raoulene N. Nuland Deputy

Fee \$30.00

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